

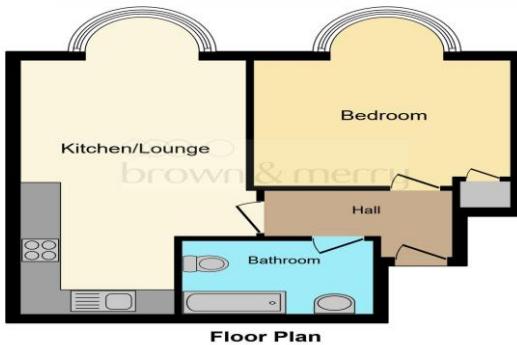


London Road, Hemel Hempstead HP3 9SB

welcome to

London Road, Hemel Hempstead

** LONG LEASE ** Situated in the sought after area of Apsley and offered for sale with NO UPPER CHAIN is this well presented and fully refurbished one bedroom top floor flat. CALL TO VIEW



Total floor area 44.4 sq.m. (477 sq.ft.) approx
This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.





Entrance Hall

Open Plan Lounge / Kitchen

20' 2" x 11' 7" (6.15m x 3.53m)

Bedroom One

11' 7" x 10' 8" (3.53m x 3.25m)

Bathroom

welcome to

London Road, Hemel Hempstead

- No Upper Chain
- Sought After Residential Area
- One Bedroom Top Floor Flat With A Long Lease
- Refurbished Throughout
- Spacious & Modern Open Plan Lounge / Kitchen With Two Bay Windows

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£190,000



view this property online brownandmerry.co.uk/Property/HHD110782



Property Ref:
HHD110782 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



Please note the marker reflects the postcode not the actual property



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